Lease No. W-3416-Eng-1185 (4420-44)

Negotiated Contract

CR Form 207

C. M. C.

LAND LEASE

BETWEEN

The Board of National Missions of the Presbyterian Church in the United States of America-Incorporated

AND

THE UNITED STATES OF AMERICA

1. THIS LEASE, made and entered into this 1st day of December in the year one thousand nine hundred and 1942 by and between The Board of National Missions of the Presbyterian Church in the United States of America.

whose address is 156-Fifth Avenue, New York City, New York.

and whose interest in the property hereinafter described is that of fee simple for themselves, their ~~heirs, executors, administrators,~~ sucessors and assigns, hereinafter called the Lessor, and THE UNITED STATES OF AMERICA, hereinafter called the Government:

WITNESSETH: The parties hereto for the considerations hereinafter mentioned covenant and agree as follows:

2. The Lessor hereby leases to the Government the following described premises, viz: Lots number 1 to 8, both inclusive, in Block 5, as shown on plat of Presbyterian Mission Addition to the city of Haines, Territory of Alaska and being approximately 318' x 100', lying south of and facing Main Street.

to be used for the following purpose:
Military purposes: Temporary barracks, warehouse and open storage.

CR Form 207 (Cont'd)

3. TO HAVE AND TO HOLD the said premises with their appurtenances for the term beginning **Dec. 1, 1942** through **June 30, 1943**

provided that, unless and until the Government shall give notice of termination in accordance with provision 6 hereof, this lease shall remain in force thereafter from year to year without further notice; provided further that adequate appropriations are available from year to year for the payment of rentals; and provided further that this lease shall in no event extend beyond **six months after the date of termination of the unlimited National Emergency as declared by the President of the United States in Proclamation 2487 dated May 27, 1941.**

4. The Government shall pay the Lessor rent at the following rate: **One hundred ninety-two Dollars ($192.00) in United States Currency or its equivalent per annum, payable as follows: One hundred twelve Dollars ($112.00) for the period from Dec. 1 1942 thru June 30, 1943 and payable quarterly thereafter in the sum of forty-eight Dollars ($48.00) per quarter.** Payment shall be made at the end of each by the Finance Officer, United States Army, ~~Edmonton, Alberta, Canada~~ **Skagway, Territory of Alaska.**

5. The Government shall have the right, during the existence of this lease, to attach fixtures, and erect structures or signs, in or upon the premises hereby leased, with fixtures and structures, or signs, so placed in, upon or attached to the said premises shall be and remain the property of the Government and may be removed or otherwise disposed of by the Government.

6. The Government may terminate this lease at any time by giving thirty (30) days' notice in writing to the Lessor, and no rental shall accrue after the effective date of termination.

7. Any notice under the terms of this lease shall be in writing signed by a duly authorized representative of the party giving such notice, and if given by the Government shall be addressed to the Lessor at **Rev. H. B. Knutson, Presbyterian Mission, Haines, Alaska,** and to Miss Edna R. Voss, Bd. of Natl. Missions of the Presbyterian Church in the U.S.A., 156 Fifth Ave., New York, N.Y. and if given by the Lessor shall be addressed to **Division Engineer, Northwest Division, Edmonton, Alberta, Canada.**

8. The Lessor warrants that he has not employed any person to solicit or secure this lease upon any agreement for a commission, percentage, brokerage, or contingent fee. Breach of this warranty shall give the Government the right to annul the lease, or, in its discretion, to deduct from the rental the amount of such commission, percentage, brokerage, or contingent fees. This warranty shall not apply to commissions payable by lessors upon contracts or leases secured or made through bona fide established commercial or selling agencies maintained by the Lessor for the purpose of securing business.

9. No Member of or Delegate to Congress or Resident Commissioner shall be admitted to any share or part of this lease or to any benefit that may arise therefrom, but this provision shall not be construed to extend to this lease if made with a corporation for its general benefit.

CR Form 207 (Cont'd)

Changes made before signing: In Provision 1, the words "heirs, executors, administrators" deleted and the words "themselves, their" added. In Provision 4, the words "Payment shall be made at the end of each" deleted and the words "Payable as follows: One hundred twelve Dollars ($112.00) for the period from Dec. 1 1942 thru June 30, 1943 and payable quarterly thereafter in the sum of Forty-eight Dollars ($48.00) per quarter" added.

In Witness Whereof, the parties hereto have hereunto subscribed their names as of the date above written.

In presence of:

R. M. Rose
156 - 5th Ave.
New York, N. Y.
(Address)

The Board of National Missions of the Presbyterian Church in the United States of America.

H. H. Morse
H. H. Morse Lessor
Administrative Secretary and Clerk of the Board.

The supplies and services to be obtained by this instrument are authorized by, are for the purpose set forth in, and are chargeable to Procurement Authority

8-30403-P430-05-A0905-24

the available balance of which is sufficient to cover cost of same.

THE UNITED STATES OF AMERICA,

BY C. M. Clifford
C. M. CLIFFORD,
Lt. Col., Corps of Engineers,
Contracting Officer.

(If Lessor is a corporation, the following certificate shall be executed by the secretary or assistant secretary.)

I, **Rev. H. Graham Wilson**, certify that I am the **General** Secretary of the corporation named as Lessor in the attached lease; that **H. H. Morse**, who signed said lease on behalf of the Lessor, was then **Administrative Secretary and Clerk of the Board** of said corporation; that said lease was duly signed for and in behalf of said corporation by authority of its governing body, and is within the scope of its corporate powers.

H. Graham Wilson (Corporate Seal)

Approved 7/16/43 L.H.C.

NM-179

COPY OF LEASE - #1185

between

BOARD OF NATIONAL MISSIONS OF THE
PRESBYTERIAN CHURCH IN THE U.S.A.

and

UNITED STATES OF AMERICA

Cancelled

Lots 1-8, Blk 5

CR Form 129
(5-25-42)
Formerly QMC Form 290)

WAR DEPARTMENT
Office of the Chief of Engineers
Construction Division
Real Estate Branch

RELEASE

(Corporations)

Lease Contract No.
W-3416-Eng-1185

WHEREAS, on the 1st day of December, 1942

THE BOARD OF NATIONAL MISSIONS OF THE PRESBYTERIAN CHURCH IN THE UNITED STATES OF AMERICA, INCORPORATED
a corporation existing under and by virtue of the laws of the State of New York

with its principal office located in the city of New York

county of New York, and State of New York

did lease, demise, and let unto the United States of America certain premises situated in the city of

Haines, county of Territory of Alaska, and State of

, and more particularly described as follows:

Lots number 1 to 8, both inclusive, in Block 5, as shown on plat of Presbyterian Mission Addition to the city of Haines, Territory of Alaska and being approximately 318' x 100', lying south of and facing Main Street.

and,

WHEREAS, the use of said premises is no longer required by the United States of America and possession of said property having been redelivered by the United States of America to the lessor, on

the 28th day of February, 1945

Now, Therefore, Know All Men By These Presents, that we, THE BOARD OF NATIONAL MISSIONS OF THE PRESBYTERIAN CHURCH IN THE UNITED STATES OF AMERICA, INCORPORATED

for and in consideration of the cancellation of said lease and the redelivery to us of possession by the United States of America of the property hereinbefore described, on the 28th day of February, 1945, the receipt of which in good condition is hereby acknowledged, have remised, released, and forever discharged, and by these presents do for ourselves, our successors, and assigns, remise, release, and forever discharge the United States of America, its officers and agents, of and from all manner of actions, liability, and claims which against the United States of America, its officers and agents, we or they ever had, now have, or ever will have upon, or by reason of any matter, cause, or thing whatsoever, particularly arising out of said lease and the occupation by the United States of America of the aforementioned property.

In Witness Whereof, we have caused these presents to be signed by our Administrative Secretary and Clerk of the Board attested by our Asst. Treasurer, and our corporate seal to be hereto affixed this

22nd day of March, 1945

Attest:

Asst. Treasurer

THE BOARD OF NATIONAL MISSIONS OF THE PRESBYTERIAN CHURCH IN THE UNITED STATES OF AMERICA, INCORPORATED

By H. M. Moore
Administrative Secretary and Clerk of the Board

Lease No. W-3416-Eng-1187 (4422-44)

CR Form 207

Negotiated Contract

C. M. C.

LAND LEASE

BETWEEN

The Board of National Missions of the Presbyterian Church in the United States of America-Incorporated

AND

THE UNITED STATES OF AMERICA

1. THIS LEASE, made and entered into this 1st day of December in the year one thousand nine hundred and 1942 by and between The Board of National Missions of the Presbyterian Church in the United States of America,

whose address is 156-Fifth Avenue, New York City, New York.

and whose interest in the property hereinafter described is that of fee simple for themselves, ~~their heirs, executors, administrators~~, sucessors and assigns, hereinafter called the Lessor, and THE UNITED STATES OF AMERICA, hereinafter called the Government:

WITNESSETH: The parties hereto for the considerations hereinafter mentioned covenant and agree as follows:

2. The Lessor hereby leases to the Government the following described premises, viz: Lots number 2, 3, 4 and 5 in Block 3 as shown on plat of Presbyterian Mission, Addition to the city of Haines, Territory of Alaska and being approximately 150' x 140', lying south of and facing Main Street.

to be used for the following purpose:

Military purposes: Temporary barracks, warehouse and open storage.

CR Form 207 (Cont'd)

3. TO HAVE AND TO HOLD the said premises with their appurtenances for the term beginning **Dec. 1, 1942** through **June 30 1943**

provided that, unless and until the Government shall give notice of termination in accordance with provision 6 hereof, this lease shall remain in force thereafter from year to year without further notice; provided further that adequate appropriations are available from year to year for the payment of rentals; and provided further that this lease shall in no event extend beyond **six months after the date of termination of the unlimited National Emergency as declared by the President of the United States in Proclamation 2487 dated May 27, 1941.**

4. The Government shall pay the Lessor rent at the following rate: **Ninety-Six Dollars ($96.00) in United States Currency or its equivalent per annum. Payable as follows: Fifty-six Dollars ($56.00) for the period from Dec. 1, 1942 thru June 30, 1943 and payable quarterly thereafter in the sum of Twenty-four Dollars ($24.00) per quarter.**

~~Payment shall be made at the end of each~~ by the Finance Officer, United States Army, ~~xxxxxxxxx,xxxxxxxxx,xxxxxx.~~ **Skagway, Territory of Alaska.**

5. The Government shall have the right, during the existence of this lease, to attach fixtures, and erect structures or signs, in or upon the premises hereby leased, with fixtures and structures, or signs, so placed in, upon or attached to the said premises shall be and remain the property of the Government and may be removed or otherwise disposed of by the Government.

6. The Government may terminate this lease at any time by giving thirty (30) days' notice in writing to the Lessor, and no rental shall accrue after the effective date of termination.

7. Any notice under the terms of this lease shall be in writing signed by a duly authorized representative of the party giving such notice, and if given by the Government shall be addressed to the Lessor at **Rev. E. E. Knutson, Presbyterian Mission, Haines, Alaska,** and to Miss Edna R. Voss, Bd. of Natl. Missions of the Presbyterian Church U.S.A., 156 Fifth Ave., New York, N.Y. and if given by the Lessor shall be addressed to **Division Engineer, Northwest Division, Edmonton, Alberta, Canada.**

8. The Lessor warrants that he has not employed any person to solicit or secure this lease upon any agreement for a commission, percentage, brokerage, or contingent fee. Breach of this warranty shall give the Government the right to annul the lease, or, in its discretion, to deduct from the rental the amount of such commission, percentage, brokerage, or contingent fees. This warranty shall not apply to commissions payable by lessors upon contracts or leases secured or made through bona fide established commercial or selling agencies maintained by the Lessor for the purpose of securing business.

9. No Member of or Delegate to Congress or Resident Commissioner shall be admitted to any share or part of this lease or to any benefit that may arise therefrom, but this provision shall not be construed to extend to this lease if made with a corporation for its general benefit.

CR Form 207 (Cont'd)

Changes made before signing: In Provision 1, the words "heirs, executors, administrators" deleted and the words "themselves, their" added. In Provision 4, the words "Payment shall be made at the end of each" deleted and the words "Payable as follows: Fifty-six Dollars ($56.00) for the period from Dec. 1, 1942 thru June 30, 1943, and payable quarterly thereafter in the sum of Twenty-four Dollars ($24.00) per quarter" added.

In Witness Whereof, the parties hereto have hereunto subscribed their names as of the date above written.

In presence of:

M. M. Rose
156-5th Ave.
New York, N.Y.
(Address)

The Board of National Missions of the Presbyterian Church in the United States of America.

by H. N. Morse
H. N. Morse
Administrative Secretary and
Clerk of the Board
Lessor

THE UNITED STATES OF AMERICA,

BY
C. M. CLIFFORD,
Lt. Col., Corps of Engineers,
Contracting Officer.

The supplies and services to be obtained by this instrument are authorized by, are for the purpose set forth in, and are chargeable to Procurement Authority

8-30403-P430-05-A0905-24

the available balance of which is sufficient to cover cost of same.

(If Lessor is a corporation, the following certificate shall be executed by the secretary or assistant secretary.)

I, Rev. E. Graham Wilson, certify that I am the General Secretary of the corporation named as Lessor in the attached lease; that H. N. Morse, Administrative Secretary and who signed said lease on behalf of the Lessor, was then Clerk of the Board of said corporation; that said lease was duly signed for and in behalf of said corporation by authority of its governing body, and is within the scope of its corporate powers.

E. Graham Wilson (Corporate Seal)

Approved 7/14/43 LOH

NM-179

COPY OF LEASE - #1187
between

BOARD OF NATIONAL MISSIONS OF THE
PRESBYTERIAN CHURCH IN THE U.S.A.

and

UNITED STATES OF AMERICA

Cancelled
Lots 2-5, Bl 3

CR Form 129
(5-25-42)
Formerly QMC Form 290)

WAR DEPARTMENT
Office of the Chief of Engineers
Construction Division
Real Estate Branch

RELEASE
(Corporations)

Lease Contract No.
W-3416-Eng-1187

WHEREAS, on the 1st day of December, 1942

THE BOARD OF NATIONAL MISSIONS OF THE PRESBYTERIAN CHURCH IN THE UNITED STATES OF AMERICA, INCORPORATED
a corporation existing under and by virtue of the laws of the State of New York

with its principal office located in the city of New York

county of New York, and State of New York

did lease, demise, and let unto the United States of America certain premises situated in the city of

Haines, ~~county of~~ _____, ~~and State of~~

Territory of Alaska, and more particularly described as follows:

Lots number 2, 3, 4, and 5 in Block 3 as shown on plat of Presbyterian Mission, Addition to the city of Haines, Territory of Alaska and being approximately 150' x 140', lying south of and facing Main Street.

and,

WHEREAS, the use of said premises is no longer required by the United States of America and possession of said property having been redelivered by the United States of America to the lessor, on

the 28th day of February, 19 45

Now, Therefore, Know All Men By These Presents, that we, THE BOARD OF NATIONAL MISSIONS OF THE PRESBYTERIAN CHURCH IN THE UNITED STATES OF AMERICA, INCORPORATED

for and in consideration of the cancellation of said lease and the redelivery to us of possession by the United States of America of the property hereinbefore described, on the 28th day of February, 1945, the receipt of which in good condition is hereby acknowledged, have remised, released, and forever discharged, and by these presents do for ourselves, our successors, and assigns, remise, release, and forever discharge the United States of America, its officers and agents, of and from all manner of actions, liability, and claims which against the United States of America, its officers and agents, we or they ever had, now have, or ever will have upon, or by reason of any matter, cause, or thing whatsoever, particularly arising out of said lease and the occupation by the United States of America of the aforementioned property.

In Witness Whereof, we have caused these presents to be signed by our Administrative Secretary and Clerk of the Board

attested by our Asst. Treasurer, and our corporate seal to be hereto affixed this

22nd day of March, 19 45

Attest:

Asst. Treasurer

THE BOARD OF NATIONAL MISSIONS OF THE PRESBYTERIAN CHURCH IN THE UNITED STATES OF AMERICA, INCORPORATED

By H. V. Moore
Administrative Secretary and Clerk of the Board

O.K.
L.H.I

Lease No. W-3416-Eng-1184 (4419-44)

Negotiated Contract

CR Form 207

C. M. C.

LAND LEASE

BETWEEN

The Board of National Missions of the Presbyterian Church in the United States of America-Incorporated

AND

THE UNITED STATES OF AMERICA

1. THIS LEASE, made and entered into this 1st day of December in the year one thousand nine hundred and 1942 by and between The Board of National Missions of the Presbyterian Church in the United States of America,

whose address is 156-Fifth Avenue, New York City, New York.

and whose interest in the property hereinafter described is that of fee simple for themselves, their ~~heirs, executors, administrators,~~ sucessors and assigns, hereinafter called the Lessor, and THE UNITED STATES OF AMERICA, hereinafter called the Government:

WITNESSETH: The parties hereto for the considerations hereinafter mentioned covenant and agree as follows:

2. The Lessor hereby leases to the Government the following described premises, viz: Lots number 4, 5, 6 and 7 in Block 4 as shown on plat of Presbyterian Mission Addition to the city of Haines, Territory of Alaska and being approximately 150' x 140', lying south of and facing Main Street.

to be used for the following purpose:
Military purposes: Temporary barracks, warehouse and open storage.

CR Form 207 (Cont'd)

3. TO HAVE AND TO HOLD the said premises with their appurtenances for the term beginning Dec. 1, 1942 through June 30, 1943

provided that, unless and until the Government shall give notice of termination in accordance with provision 6 hereof, this lease shall remain in force thereafter from year to year without further notice; provided further that adequate appropriations are available from year to year for the payment of rentals; and provided further that this lease shall in no event extend beyond six months after the date of termination of the unlimited National Emergency as declared by the President of the United States in Proclamation 2487 dated May 27, 1941.

4. The Government shall pay the Lessor rent at the following rate: Ninety-six Dollars($96.00) in United States Currency or its equivalent per annum. Payable as follows: Fifty-six Dollars ($56.00) for the period from Dec. 1, 1942 thru June 30, 1943 and payable quarterly thereafter in the sum of Twenty-four Dollars ($24.00) per quarter. ~~Payment shall be made at the end of each~~ by the Finance Officer, United States Army, ~~xxxxxxxxx,xxxxxxxxx,xxxxxxxxx~~ Skagway, Territory of Alaska.

5. The Government shall have the right, during the existence of this lease, to attach fixtures, and erect structures or signs, in or upon the premises hereby leased, with fixtures and structures, or signs, so placed in, upon or attached to the said premises shall be and remain the property of the Government and may be removed or otherwise disposed of by the Government.

6. The Government may terminate this lease at any time by giving thirty (30) days' notice in writing to the Lessor, and no rental shall accrue after the effective date of termination.

7. Any notice under the terms of this lease shall be in writing signed by a duly authorized representative of the party giving such notice, and if given by the Government shall be addressed to the Lessor at Rev. S. P. Knutson, Presbyterian Mission, Haines, Alaska, and to Miss Edna R. Voss, Bd. of Natl. Missions of the Presbyterian Church in the U.S.A., 156 Fifth Ave. New York, N. Y. and if given by the Lessor shall be addressed to Division Engineer, Northwest Division, Edmonton, Alberta, Canada.

8. The Lessor warrants that he has not employed any person to solicit or secure this lease upon any agreement for a commission, percentage, brokerage, or contingent fee. Breach of this warranty shall give the Government the right to annul the lease, or, in its discretion, to deduct from the rental the amount of such commission, percentage, brokerage, or contingent fees. This warranty shall not apply to commissions payable by lessors upon contracts or leases secured or made through bona fide established commercial or selling agencies maintained by the Lessor for the purpose of securing business.

9. No Member of or Delegate to Congress or Resident Commissioner shall be admitted to any share or part of this lease or to any benefit that may arise therefrom, but this provision shall not be construed to extend to this lease if made with a corporation for its general benefit.

CR Form 207 (Cont'd)

Changes made before signing: In Provision 1, the words "heirs, executors, administrators" deleted and the words "themselves, their" added. In Provision 4, the words "Payment shall be made at the end of each" deleted and the words "Payable as follows: Fifty-six Dollars ($56.00) for the period from Dec. 1, 1942 thru June 30, 1943, and payable quarterly thereafter in the sum of Twenty-four Dollars ($24.00) per quarter" added.

In Witness Whereof, the parties hereto have hereunto subscribed their names as of the date above written.

In presence of:

H. M. Lose
156-5th Ave.
New York, N.Y.
(Address)

The Board of National Missions of the Presbyterian Church in the United States of America.

H. M. Morse
Lessor
Administrative Secretary and Clerk of the Board

THE UNITED STATES OF AMERICA,

BY
C. M. CLIFFORD,
Lt. Col., Corps of Engineers,
Contracting Officer.

The supplies and services to be obtained by this instrument are authorized by, are for the purpose set forth in, and are chargeable to Procurement Authority

8-30403-P430-05-A0905-24

the available balance of which is sufficient to cover cost of same.

(If Lessor is a corporation, the following certificate shall be executed by the secretary or assistant secretary.)

I, Rev. H. Graham Wilson, certify that I am the General Secretary of the corporation named as Lessor in the attached lease; that H. M. Morse, who signed said lease on behalf of the Lessor, was then Administrative Secretary and Clerk of the Board of said corporation; that said lease was duly signed for and in behalf of said corporation by authority of its governing body, and is within the scope of its corporate powers.

(Corporate Seal)

approved 9/16/43 L.B.I.

NM-179

COPY OF LEASE #1184

between

BOARD OF NATIONAL MISSIONS OF THE
PRESBYTERIAN CHURCH IN THE U.S.A.

and

UNITED STATES OF AMERICA

Cancelled
Tots 4-7, Bl 4

CR Form 129
(5-25-42)
Formerly QMC Form 290)

WAR DEPARTMENT
Office of the Chief of Engineers
Construction Division
Real Estate Branch

RELEASE

(Corporations)

Lease Contract No.
W-3416-Eng-1184

WHEREAS, on the 1st day of December, 19 42

THE BOARD OF NATIONAL MISSIONS OF THE PRESBYTERIAN CHURCH IN THE UNITED STATES OF AMERICA, INCORPORATED
a corporation existing under and by virtue of the laws of the State of New York

with its principal office located in the city of New York

county of New York, and State of New York

did lease, demise, and let unto the United States of America certain premises situated in the city of

Haines, ~~county of~~ Territory of Alaska, ~~and State of~~

, and more particularly described as follows:

Lots number 4, 5, 6 and 7 in Block 4 as shown on plat of Presbyterian Mission Addition to the city of Haines, Territory of Alaska and being approximately 190' x 140', lying south of and facing Main Street.

and,

WHEREAS, the use of said premises is no longer required by the United States of America and possession of said property having been redelivered by the United States of America to the lessor, on

the 28th day of February, 19 45

Now, Therefore, Know All Men By These Presents, that we, THE BOARD OF NATIONAL MISSIONS OF THE PRESBYTERIAN CHURCH IN THE UNITED STATES OF AMERICA, INCORPORATED

for and in consideration of the cancellation of said lease and the redelivery to us of possession by the United States of America of the property hereinbefore described, on the 28th day of February, 1945, the receipt of which in good condition is hereby acknowledged, have remised, released, and forever discharged, and by these presents do for ourselves, our successors, and assigns, remise, release, and forever discharge the United States of America, its officers and agents, of and from all manner of actions, liability, and claims which against the United States of America, its officers and agents, we or they ever had, now have, or ever will have upon, or by reason of any matter, cause, or thing whatsoever, particularly arising out of said lease and the occupation by the United States of America of the aforementioned property.

In Witness Whereof, we have caused these presents to be signed by our Administrative Secretary and Clerk of the Board attested by our Asst. Treasurer, and our corporate seal to be hereto affixed this

22nd day of March, 19 45.

Attest:

Asst. Treasurer

THE BOARD OF NATIONAL MISSIONS OF THE PRESBYTERIAN ~~CHURCH IN THE UNITED STATES OF AMERICA,~~ INCORPORATED

By H. V. Moore
~~Administrative Secretary and Clerk of~~ the Board

OK.
LWT

Contract #1184

RELEASE